

Space Above This Line for Recording Data

Prepared By: Realty Title, 435 New Byhalia Road, Ste. 112, Collierville, TN 38017 (901)259-5101

Return To: Realty Title & Escrow Co., Inc. 435 New Byhalia Road, Suite 112, Collierville, TN 38017
901-259-5101

Bar No: 102370

WARRANTY DEED

Grantor(s): **Robin D. Guffey, a married person**

Address: 4212 210th Place NE, Sammamish, WA 98074

Phone: 314-276-8527 (Home) N/A (Work, if any)

Grantee(s): **Brett L. Starks and Christy K. Ellis**

Address: 7752 Alexanders Crossing, Olive Beach, MS. 38654

Phone: 901-412-4410 (Home) N/A (Work, if any)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, Robin D. Guffey, a married person, does/do hereby sell, convey and warrant unto Brett L. Starks, unmarried and Christy K. Ellis, unmarried,

Joint Tenants With Rights of Survivorship, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to wit:.

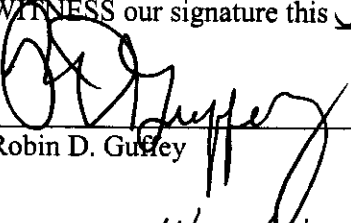
LEGAL DESCRIPTION: Lot 71, Final Plat of Phase One, Alexanders Ridge Subdivision, situated in Section 27, Township 1 South, Range 6 West, as shown on plat of record in Plat Book 70, Page 15, in the Chancery Clerk's Office of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

James Guffey, spouse of Robin D. Guffey, joins in the execution of this Warranty Deed to convey any homestead rights, marital rights, or any other interest in the aforementioned property that he may have or may hereinafter obtain by virtue of his marriage to Robin D. Guffey, but no further or otherwise.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.

WITNESS our signature this 30 day of August, 2011.



Robin D. Guffey


James Guffey

STATE OF Washington
COUNTY OF King

Personally appeared before me, a Notary Public in and for said State and County, Robin D. Guffey and husband, James Guffey, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30th day of August, 2011.


Notary Public

My Commission Expires: July 15, 2014

(SEAL)

